

**EXHIBIT 1**

**ASSIGNMENT OF DEED OF TRUST EXECUTED**

**BY BRIAN BURNETT**

After Recording Return to:  
 Vonnie McElligott  
 Northwest Trustee Services, Inc.  
 P.O. Box 997  
 Bellevue, WA 98009-0997



**20100204000503**

TITLE COURT SE AST 14.00  
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 02/04/2010 12:13  
 KING COUNTY, WA

### Appointment of Successor Trustee

File No. 7523.21352

James B. McDonald, a single man is/are the grantor(s), Pacific Northwest Title Insurance Co., Inc. is the trustee and Mortgage Electronic Registration Systems, Inc. "MERS" is the beneficiary under that certain deed of trust dated 01/08/07 and recorded on 01/10/07 under King County, Washington Auditor's File No. 20070110002077.

The present beneficiary under said deed of trust appoints Northwest Trustee Services, Inc., a Washington corporation, whose address is P.O. Box 997, Bellevue, WA 98009-0997, as successor trustee under the deed of trust with all powers of the original trustee.

The undersigned present beneficiary warrants and represents that, as of the date this Appointment of Successor Trustee has been executed and acknowledged, it is the owner and holder of the obligation secured by the subject deed of trust and is not holding the same as security for a different obligation.

OneWest Bank, FSB

By

Suchan Murray

Authorized Signatory

STATE OF Texas )

COUNTY OF Travis ) ss

I certify that I know or have satisfactory evidence that Suchan Murray is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged it as the Authorized Signatory of ONEWEST BANK, FSB to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 01/27/10

Notary Public in and for the State of Texas  
 Residing at Travis  
 My appointment expires \_\_\_\_\_

